

	<b>5 Mariner Terr 3208</b>		List: <b>\$499,900</b> For: Sale
	<b>Toronto Ontario M5V3V6</b>		
Toronto C01 Waterfront Communities C1 Toronto 120-18-T			
Taxes: \$1,900.16 / 2018		Last Status: New	
SPIS: N		DOM: 0	
Condo Apt	#Shares%:	Rms: 4	
Apartment	Locker#: B301	Bedrooms: 1	
Level: 28	Locker Level: B	Washrooms: 1	
Unit#: 7	Locker Unit#: 301	1x4	
	Corp#: TSCC / 1764		
Zoning:			
Dir/Cross St: Spadina/Lake Shore W			
Prop Mgmt: Del Property Management			

MLS#: C4465348 Contact After Exp: N  
 Holdover: 90 Possession Remarks: Flexible/Tba Occup: Owner Status Cert: Y  
 Bldg Name: Harbour View Estates PIN#: ARN#: 190406206103874

<b>Kitchens:</b> 1	<b>Pets Perm:</b> Restrict	<b>Balcony:</b> Open
<b>Fam Rm:</b> N	<b>Locker:</b> Owned	<b>Ens Lndry:</b> Y
<b>Basement:</b> None	<b>Maint:</b> \$365.92	<b>Lndy Lev:</b> Main
<b>Fireplace/Stv:</b> N	<b>A/C:</b> Central Air	<b>Exterior:</b> Concrete
<b>Heat:</b> Forced Air / Gas	<b>Central Vac:</b>	Other
<b>Apx Age:</b> 11-15	<b>UFFI:</b>	<b>Gar/Gar Spcs:</b> Undergrnd / 0.0
<b>Apx Sqft:</b> 500-599	<b>Elev/Lift:</b> Retirement: N	<b>Park/Drive:</b> Undergrnd
<b>Sqft Source:</b> Mpac	<b>Taxes Incl:</b> N <b>Water Incl:</b> Y	<b>Park Type:</b> None
<b>Exposure:</b> N	<b>Heat Incl:</b> Y <b>Hydro Incl:</b> Y	<b>Park/Drv Spcs:</b> 0
<b>Assessment:</b>	<b>Cable TV Incl:</b> N <b>CAC Incl:</b> Y	<b>Tot Pk Spcs:</b> 0.0
<b>Spec Desig:</b> Unknown	<b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> N	<b>Park \$/Mo:</b>
<b>Phys Hdp-Eqp:</b>	<b>Com Elem Incl:</b> Y	<b>Prk Lev/Unit:</b>
	<b>Cert Level:</b> <b>Energy Cert:</b>	<b>Bldg Amen:</b> Concierge, Gym, Indoor
	<b>GreenPIS:</b>	Pool, Party/Meeting Room, Tennis Court, Visitor
		Parking

#	Room	Level		Description		
1	Living	Flat	3.28 x 5.13	Laminate	Combined W/Dining	W/O To Balcony
2	Dining	Flat	3.28 x 5.13	Laminate	Combined W/Living	Open Concept
3	Kitchen	Flat	2.46 x 2.41	Tile Floor	Stainless Steel Appl	Granite Counter
4	Br	Flat	3.52 x 2.90	Laminate	North View	Closet

**Client Remks:** Never Miss A Jays Game Again! This Stunning 1Br Unit Is A Home Run W/ Open Concept Layout & Clear View Of The Rogers Centre Right From Your Own Balcony. Perfect Layout W/ No Wasted Space. Enjoy Floor-To-Ceiling Windows And Quality Plank Laminate Floors Throughout, Along W/ A Contemporary Kitchen W/ Rare & Coveted Gas Stovetop. Access To Transit, Restaurants, And Toronto's Best Neighbourhoods Right Outside Your Door. Don't Strike Out On This Amazing Property!

**Extras:** Includes Access To Massive 30,000+ Sqft Super Club W/ Full Gym, Running Track, Indoor Pool, Basketball Court, Tennis Court, Bowling Alley & More! Low Maintenance Fee Incl. Hydro. Seller Rents Parking For Only \$140/Mo & May Be Assumed.

ROYAL LEPAGE CONNECT REALTY, BROKERAGE Ph: 416-588-8248 Fax: 416-588-1877  
 311 Roncesvalles Avenue Toronto M6R2M6  
 EDWARD WANG, Broker 416-588-8248  
 CHRISTOPHER MICHAEL WANNAMAHER, Salesperson 416-588-8248

<b>Contract Date:</b> 5/28/2019	<b>Condition:</b>	<b>Ad:</b> N
<b>Expiry Date:</b> 7/28/2019	<b>Cond Expiry:</b>	<b>Escape:</b>
<b>Last Update:</b> 5/28/2019	<b>CB Comm:</b> 2.5%	<b>Original:</b> \$499,900